



# BEACON FEN ENERGY PARK

Planning Inspectorate Reference: EN010151

Change Request Environmental Statement Addendum Appendix 6.1 Heritage Assets

Document Reference: 10.6

December 2025



## Appendix 6.1 Heritage Assets

1.1.1 This Appendix comprises a renewed scoping exercise to ascertain if the Proposed Change would incur any new impacts to built heritage assets. The Proposed Change will comprise changes to the Bicker Fen Substation in heights (i.e. as a result of the proposed OHL tower) and massing and, therefore, any new impacts would need to be considered. It utilises the methodology and scope used to inform Appendix 8.1 Heritage Statement (APP-118). This Appendix comprises three parts: an initial scoping exercise, statements of significance and an impact assessment. Listed buildings, conservation areas and scheduled monuments have been considered within a 5km search radius of the DCO Order Limits around the Bicker Fen Substation.

### Scheduled Monuments

NHLE NO	NAME	LOCATION	DESCRIPTION	SCOPING STATUS	JUSTIFICATION
1004946	Car Dyke, Roman canal at Helpringham	c. 4.3km west of the Proposed Development	Former British-Romano Canal	Out	The subsurface archaeological remains have no known direct historical association with the Proposed Development. Although the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13) indicates some visibility, the proposal would not be discernible or dominant within the wider landscape, particularly beyond the existing green energy developments.

1004962	Roman saltern in Helpringham Fen	c. 1.9km southwest of the Proposed Development	A series of former pools, originally excavated by Romano-British settlers, used for evaporating water to extract salt	Out	The subsurface archaeological remains have no known direct historical association with the Proposed Development, nor is there any intended or meaningful intervisibility, as demonstrated by the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13).
1009218	Butter Cross	c. 4.4km east of the Proposed Development e	The monument includes the Butter cross, the remains of a market cross, which stands on the north side of a modern war memorial in the former market place.	Out	The scheduled monument has no known direct historical association with the Proposed Development, nor is there any intended or meaningful intervisibility, as demonstrated by the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13).
1009978	Medieval field system 250m north of Church End Farm	c. 4.3km southeast of the Proposed Development	The monument includes part of a field system of medieval date, known as a dyling, located on siltland and visible as earthworks under pasture.	Out	The subsurface archaeological remains have no known direct historical association with the Proposed Development, nor is there any intended or meaningful intervisibility, as demonstrated by the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13).
1010674	Stump Cross	c. 4.1km east of the Proposed Development	The monument includes Stump Cross, Swineshead, a standing stone cross located on the north west side of the road junction between South Street and Stump Cross Lane.	Out	The scheduled monument has no known direct historical association with the Proposed Development, nor is there any intended or meaningful intervisibility, as demonstrated by the ZTV (Figure 6.2 Designated Heritage Assets

					and ZTV (Change Request) (Document Ref. No. 10.13).
1013482	Roman settlement and drove at Fen Farm	c. 4.4km southwest of the Proposed Development	The monument includes the Proposed Development of a Roman settlement, located on a wide roddon (extinct watercourse) in the silt fen and comprising five or more enclosed farmsteads, with their associated yards and paddocks, clustered around a drove junction.	Out	The subsurface archaeological remains have no known direct historical association with the Proposed Development. Although the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13). indicates some visibility, the proposal would not be discernible or dominant within the wider landscape, particularly beyond the existing green energy developments.
1018684	The Manwar Ings: remains of a motte and bailey castle	c. 4.5km east of the Proposed Development	The monument includes earthworks for a medieval motte and bailey castle at The Manwar Ings.	Out	The subsurface archaeological remains have no known direct historical association with the Proposed Development, nor is there any intended or meaningful intervisibility, as demonstrated by the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13).
1018687	Swineshead Abbey	c. 4.7km east of the Proposed Development	The monument includes the known extent of the earthwork and buried remains of part of the inner precinct and an associated dylings field system of the Abbey of St Mary, a Cistercian monastery founded in the early 12th century by the lord of the manor, Robert de Gresley. King John is reputed to	Out	The subsurface archaeological remains have no known direct historical association with the Proposed Development, nor is there any intended or meaningful intervisibility, as demonstrated by the ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13).



have fallen ill at Swineshead Abbey a few days before his death at Newark in October 1216.

## Conservation Areas

NAME	LOCATION	DESCRIPTION	SCOPING STATUS	JUSTIFICATION
Donington Conservation Area	c. 2.3km southeast of the Proposed Development	Designated in 1972, Donington Conservation Area covers the historic core of the village within South Holland District. It includes a number of listed buildings and reflects the village's medieval and post-medieval development. The area retains a traditional rural character, with a mix of residential and historic structures. Although no formal Conservation Area Character Appraisal is available, the designation recognises its architectural and historic interest.	Out	The ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13) and site visit confirm there is no meaningful intervisibility between the Proposed Development and the conservation area. The Proposed Development does not contribute to the character or setting of the conservation area in any notable way.
Bicker Conservation Area	c. 2.5km east of the Proposed Development	Designated in 1970 and last amended in 1982, Bicker Conservation Area lies within Boston Borough and encompasses the historic village centre. It includes several listed buildings, notably St Swithin's Church, and is set within a flat fenland landscape. The area's character is shaped by its dispersed settlement pattern within a rural area. No Conservation Area Character Appraisal has been published, but the designation highlights its local historic and architectural value.	Out	The ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13) and site visit confirm there is no meaningful intervisibility between the Proposed Development and the conservation area. The Proposed Development does not contribute to the character or setting of the conservation area in any notable way.
Swineshead Conservation Area	c. 5.5km northeast of the Proposed Development	Swineshead Conservation Area, designated in 1982, encompasses the historic core of the village in south-east Lincolnshire. It includes key heritage assets such as St Mary's Church, the Butter Cross, and several listed buildings. The	Out	The ZTV (Figure 6.2 Designated Heritage Assets and ZTV (Change Request) (Document Ref. No. 10.13) and site visit confirm there is no meaningful intervisibility between the

area is defined by its open fenland setting and architectural variety, with key views intentionally channelled inward toward the church, reinforcing its visual and historic prominence. Notably, views are not directed outward, which helps maintain the enclosed character and focus on the village's central heritage features.

Proposed Development and the conservation area. The Proposed Development does not contribute to the character or setting of the conservation area in any notable way.

## Listed Buildings

NHLE NO	NAME	GRADE	SCOPING STATUS	JUSTIFICATION
1062014	Church Of St Swithin	I	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1062015	The Red Lion Inn	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1062016	Morley House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1062017	Fore Lane Farmhouse And Stable (North Of Gauntlet House)	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1062018	Morley Cottages	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064443	The Old Coaching House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064445	White Cottage At Beck Farm	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064446	27, Church Street	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064447	Town Farm House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064448	36, Church Street	II*	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064449	Church Of St Mary And The Holy Rood	I	Out	Intervening distance, vegetation and built form removing potential for any setting implications.

1064450	The Peacock Guest House	II*	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064451	Mansfield House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064452	Red Cow Hotel	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064453	Donington Fen Farmhouse	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064454	St Heliers'	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064455	18, Market Place	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064456	5, Park Lane	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064457	Old School Building At Cowleys School	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064458	Village Youth Centre On Site Of Cowleys School	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1064485	Milepost At Chapel Bridge	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1147013	Church Of St Margaret	I	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1165050	The Villa	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1166160	The Black Bull	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1166181	4, Mill Lane	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1166185	Stables At The Vicarage	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1166210	North Wing Of Cowleys School	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1166255	Traphouse And Pigeoncote To Wykes Manor Farm	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications

1232853	Old Maltings At Westholme House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232854	Old Methodist Chapel	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232857	Bridge House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232858	Bank House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232859	The Cottage	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232860	Church Of St Mary	I	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232862	The Chestnuts	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232863	Cross	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1232896	The Mill	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1240043	Holmfield House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1261216	William Dods	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1276883	Westholme House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1276886	Wheatsheaf Hotel	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1276887	Cross Base And Stocks	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1309014	The Park	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1309030	14, Market Place	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1359261	Pigeoncote At Dovecote Farm	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1359282	Caythorpe Farmhouse	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications



1359283	32 And 34, Church Street	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1359284	The Vicarage	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1359285	Windmill	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1359286	Wykes Manor	II*	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1360491	Gravestone And Tombstone 10 Paces From South Transept In Churchyard, Church Of St Swithin	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1360492	Gaunlet House	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1360493	Garage Cottage	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1360519	Mile Post South Of Old Junction With A52	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1404589	Swineshead War Memorial	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications
1448483	Bicker War Memorial	II	Out	Intervening distance, vegetation and built form removing potential for any setting implications

## Non-Designated Heritage Assets

- 1.1.2 There are no non-designated heritage assets within the Proposed Development.
- 1.1.3 There are 22 surviving non-designated heritage assets located within the 2km study area, as recorded within the Lincolnshire Historic Environment Record.
- 1.1.4 There are no Locally Listed Heritage assets within the Proposed Development or the 2km Study Area

UID	NAME	SCOPING STATUS	JUSTIFICATION
-----	------	----------------	---------------

MLI116632	Villa Farm, Bicker	In	Located within 1km of the Beacon Fen Substation. Located c.700m northwest of the Order Limits. Open flat nature of the landscape and relative proximity to the order limits, potential intervisibility.
MLI116633	Poplartree Farm, Bicker	In	Located within 1km of the Beacon Fen Substation. Located c.400m northwest of the Order Limits. Open flat nature of the landscape and relative proximity to the order limits, potential intervisibility.
MLI116634	White House Farm, Bicker	In	Located within 1km of the Beacon Fen Substation. Located c.870m north of the Order Limits. Open flat nature of the landscape and relative proximity to the order limits, potential intervisibility.
MLI116635	Crow Hall, Bicker	In	Located within 1km of the Beacon Fen Substation. Located c.800m north of the Order Limits. Open flat nature of the landscape and relative proximity to the order limits, potential intervisibility.
MLI116636	Dovecote Farm (Gauntlet Farm), Bicker	In	Located within 1km of the Beacon Fen Substation. Located c.1km northeast of the Order Limits. Open flat nature of the landscape and relative proximity to the order limits, potential intervisibility.
MLI116648	Unnamed farmstead, Donington	In	Located within 1km of the Beacon Fen Substation. Located c.950m south of the Order Limits. Open flat nature of the landscape and relative proximity to the order limits, potential intervisibility.
MLI116649	Ing Farm (Rose Cottage), Bicker	In	Located within 1km of the Beacon Fen Substation. Located c. 800m east of the Order Limits. Although the house's, principal façade fronts east, and therefore away from the Proposed Development, the open nature of the landscape and relative proximity to the Proposed Development
MLI116637	Gauntlet Farm, Bicker	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116638	Middle Fen, Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116640	Eau End Farm, Helpringham	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116643	Cowbridge Farm, Bicker	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116645	River Farm, Helpringham	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116646	Unnamed farmstead, Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116650	Unnamed farmstead, Bicker	Out	Intervening distance, vegetation and built form removing potential for any setting implications

MLI116657	Unnamed farmstead, Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116658	Northorpe Dairy Farm, Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116659	Unnamed farmstead, Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116660	Northorpe House (Northorpe Farm), Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI116661	The Old Barn, Donington	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI122024	Unnamed farmstead, Little Hale	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI122049	Unnamed farmstead (Blotoft House), Helpringham	Out	Intervening distance, vegetation and built form removing potential for any setting implications
MLI122431	Lowgrounds Farm (Tilebarn Farm), Swineshead	Out	Intervening distance, vegetation and built form removing potential for any setting implications

